

Land Use Agreement Negotiated Rate Suggestions

Category	Forest Service	ODF	DNR	Comments	Restoration
Bare Land Staging Drop Point Overflow Parking	\$50- \$100/day	\$50/day ODF rates include any anticipated rehab restoration costs	\$50/day - \$100.00	<ul style="list-style-type: none"> • Ask about the taxes on the land/USFS only • Don't pay more than what the taxes are for a year (generally)/USFS only • Try to put a cap; not to exceed X per month or X per incident 	<ul style="list-style-type: none"> • Tilling about \$100 per Ac • Seed \$50-70 per Ac ODF - Damages occurring during an incident are dealt with through State Risk Management. Contact the Local ODF District
					Watch outs
					<ul style="list-style-type: none"> • Septic Systems • Gates • Sprinklers • Ownership
Gray Water Disposal	Usually fixed/commercial city rate \$.12/1,000 gallons \$.50/1,000 gallons	\$.15/gallon Usually fixed/commercial rate per gallon. Equipment Often will include grey water dump costs	Contractor is responsible for disposal. Contractor shall provide an invoice verifying date, time, amount of grey water disposed	<ul style="list-style-type: none"> • Usually a fixed rate that is established to dispose of grey water • Some places will allow you to use grey water for dust abatement • Most places will make you dispose at a city/county site • Mostly governed by other city/county/government agency • Easier to have grey water equipment dispose & provide us with an invoice • Many require an account to be set up 	N/A
					Watch outs
					<ul style="list-style-type: none"> • Is this truck supporting other incidents • Do the drivers know where they are dumping • Who is keeping track of the gallons dumped • How will dumping fees be paid • Taxing older systems, set a max dumping estimate

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Non Potable Water (Tactical Water Needs)	\$.01/gallon \$2 or \$3 per 1,000 gallons	Commercial rate for Tender usually a daily rate		<ul style="list-style-type: none"> •Can be hard to measure •Can measure by tender load/load counts •Daily rate is easier for payment tracking unless there is a meter 	N/A
					Watch outs
					<ul style="list-style-type: none"> • Gates • Use Restrictions • Ownership
Potable/City Water	Usually fixed/commercial rate \$.01 per gallon or \$30 per load \$.75/1,000 gallons \$20.00/1,000 gal	Usually fixed rate est. by city/county Often metered	Negotiate water rates or commercial rate. Receipts needed for tracking	<ul style="list-style-type: none"> •Easier to track, can look at market rates •City can put a meter on to track water usage •Just one or two loads, keep track on log and measure •ODF - usage log may be required to support cost (shift ticket) 	N/A
					Watch outs
					<ul style="list-style-type: none"> • Which meter is yours • Good initial/ final meter reading • Making sure the backflow is returned • Keeping Tactical Trucks out
Ponds/Dipping Sites	\$50 to \$450/day Can use 1 cent per gallon for non potable water to estimate daily rate for pond use	Streams, ponds, lakes are considered "Waters of the State" therefore ODF does not pay for water.	Depending on ownership of property, State, Federal or private	<ul style="list-style-type: none"> •Not recommended to keep load counts for payment (cumbersome work) but ok for estimate •We don't pay for flowing water; flowing water is not considered to be "owned" by anyone •We can pay for catching water/pump/equipment/access and replacing water •Heli dipping little to no impact, minimal cost or just replace water 	<ul style="list-style-type: none"> • Consider replenish water
					Watch outs
					<ul style="list-style-type: none"> •If Helitack are on site what types of support do they need, add to agreement •Ask how quickly pond replenishes itself naturally •Double check on water ownership/easement/special uses permit • Do not overuse pump • ODF can pay for access, power for generator to run pump, personnel to provide access etc. ODF can replenish the water w/tenders

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Schools/ Fairgrounds	\$1000 to \$2,000/day (Type 1 & 2 assignments)	Depends on usage, impact and popularity of facility ODF rates are to include minimal wear & tear (restoration). Items we can compensate for: Janitorial staff (usually try to add to daily rate) Power, water, gas, phones, etc. if used	\$500.00 to \$1,000.00/day Type 1 & 2 assignments	<ul style="list-style-type: none"> •Lump sum per day not to exceed X per month or X per incident •I've seen a cap not to exceed \$7K or \$8K per month, some as high as \$15K •Consider renegotiate as the number of people in camp decreases •Impact is greatest on the first couple days •Places where property is high, price goes up •Try to include rehab in daily cost if possible •Minimize or discourage gym access whenever possible: gym floor resurfacing is \$\$\$!!! •Avoid rate/per person/per day •It's good to get landowner to sign, even \$50/day in case of restoration costs or do LUA for "no cost" and put into action for liability or restoration as necessary 	<ul style="list-style-type: none"> • Lawns and fields around schools are usually high traffic so fertilizer and water will bring them back to life. Typical \$20 to \$40 per acre for fertilizer • Physical damage ask them to find contractors and provide quotes, pay off that estimate • ODF/Restoration is not a separate item. • Additional charges as Internet
					<div>Watch outs</div> <ul style="list-style-type: none"> • Additional Room Rates • Restrict Access where you want to keep people out • Janitor or Maintenance fees • Pre inspect everything and document words and pictures • Know the date you have to leave • Try not to use athletic fields if at all possible • Make sure areas that are excluded are clearly marked and communicated

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Bare Ground/Helibase	<p>\$100 to \$500/day</p> <p>As high as \$1,100 / day with varying types of restoration (and availability of water, use of tenders etc)</p> <p>Organic alpha field \$500/day for 3 acres</p> <p>\$400/day for 40 acres of bare land</p>	<p>No Charge to \$1,000 per day consider number / type of aircraft that will be there (i.e. Type 1 Helo/\$100, Type 2 Helo/\$50)</p> <p>Consider in rate: loss of crops, reseeding etc.</p>	<p>\$150 to \$200/day</p> <p>\$2,000.00/M</p>	<ul style="list-style-type: none"> • Try to include rehab within daily cost if possible/ODF must include this in the rate • Look at available water source at Helibase site; if water available daily rate may increase • Tenders for dust abatement can be \$1000 to \$1500/day 	<ul style="list-style-type: none"> • Tilling about \$100 per Ac • Seed \$50-70 per Ac • Loss of feed \$100 to \$200 per Ac dependent on crop • Possible hazardous material brought on site.
					<p style="text-align: center;">Watch outs</p> <ul style="list-style-type: none"> • If Helitack are on site what types of support do they need, add to agreement • Work with air ops and landowner if it will turn into a small city • Hidden treasures like old water lines, sprinkler heads, risers
Helibase - City Municipal	<p>Two or less ships and/or shorter duration: \$100-\$275/day</p> <p>Three or more ships and/or longer duration: \$200-\$400/day</p>	<p>\$360/day</p> <p>Consider relationships w/local municipal. & impact to business when coming up w/rate. Use of facilities (i.e. bathrooms, power etc.)</p>		<ul style="list-style-type: none"> • Consider wrapping fuel/landing & tie down fees into daily rate • Sometimes commercial rental rates already established 	<ul style="list-style-type: none"> • Physical damage ask them to find contractors and provide quotes, pay off that estimate • Excess water costs • ODF - All claims go through State Risk Management
					<p style="text-align: center;">Watch outs</p> <ul style="list-style-type: none"> • Como trailers and where they can park • Dust abatement and right sizing tenders on thin asphalt

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State/PUD/ County Park for ICP	No cost to camping reimbursement only State/County Park: \$500 - \$1200/day	\$200- \$650/day (high for Holiday)	\$200.00 - \$500.00/day	<ul style="list-style-type: none"> Consider lost revenue on camping/full closure Boat launch access Security if park not fully closed/partial public access Consider number of personnel per site 	<ul style="list-style-type: none"> Negotiate off of historical use for same period for loss revenue
					Watch outs
					<ul style="list-style-type: none"> Make sure other agreements are not already in place No dual use with public unless barriers exist Hidden treasures like old water lines, sprinkler heads, risers If the vault toilets are not part of the deal lock them Where people are locating/sleeping areas
Private Land ICP (Usually field)	No Cost to \$800/day 60+ Acres \$1,000/day	No cost to \$1,000/day Consider # of people and incorp. rehab/rest	\$200.00 - \$500.00/day	<ul style="list-style-type: none"> Usually heavy restoration (compaction, seeding, lost crop, wood chips etc) ODF can renegotiate land use agreements as needed 	<ul style="list-style-type: none"> Tilling about \$100 per Ac Seed \$50-70 per Ac Loss of feed \$100 to \$200 per Ac dependent on crop
					Watch outs
					<ul style="list-style-type: none"> Make sure you are dealing with the owner Clear any improvements before you do them with the owner
Day Sleeping (Gym, Community Center, Church, Park)	\$100 to \$250/Day	\$125/day, \$350- \$400/day	\$100.00 to \$300.00/day	<ul style="list-style-type: none"> Access/ Security Minimize boots on gym floor Bathroom/Shower access 	<ul style="list-style-type: none"> Physical damage ask them to find contractors and provide quotes, pay off that estimate
					Watch outs
					<ul style="list-style-type: none"> Additional Room Rates Restrict Access where you want to keep people out Janitor or Maintenance fees Know the date you have to leave